



CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY

# NEWS RELEASE

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Department of Toxic Substances Control

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## **Carlson Property Site Certified by DTSC**

**Berkeley** - The Department of Toxic Substances Control (DTSC) today announced that the 2.3-acre Carlson Property Site in Richmond has been issued an "unrestricted use" certification following the completion of hazardous waste cleanup activities at the site. The site, adjacent to the Richmond Townhouse Apartments on Pullman Ave., is a vacant lot on Carlson Blvd. near the intersection of Cutting Blvd. The certification was issued on October 22, 2001.

"Through the cooperative efforts of state, federal, and local agencies, the contaminated soil has been removed and the land has been restored to be used productively by the Richmond community," said DTSC director Ed Lowry. "We are pleased to see the successful completion of the work at this site."

The "unrestricted use" certification is DTSC's most health protective, and allows for future land use ranging from single family homes to commercial and industrial development.

The Carlson Property Site and the adjacent land where the Richmond Townhouse Apartments now stand were once owned by the Pullman Company, which refurbished railcars at this location from the early 1900's to the 1950's. The Pullman Company's work included sandblasting and painting railroad cars with lead-based paint that contaminated the soil from lead paint chips and dust.

The Contra Costa County Health Department contacted DTSC in the Fall of 1998, requesting assistance with the Carlson Property Site. Subsequently, DTSC used state funds to investigate and clean up the site in cooperation with the City of Richmond, the Contra Costa County Health Department, California Department of Health Services, the U.S. Environmental Protection Agency and the U.S. Department of Housing and Urban Development. As part of this collective effort, the U.S. Environmental Protection Agency conducted a cleanup of the Richmond Townhouse Apartments in early 2000.

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Between November 2000 and June 2001, DTSC's contractors removed approximately 9,000 cubic yards of lead-contaminated soil at the site. The established cleanup goal for the site was an average of 350 parts-per-million (ppm) for lead, with no concentrations to be higher than 840 ppm. Excavations at the site went as deep as 11 feet, and all excavated areas were backfilled with clean soil. The site was then graded and hydro-seeded to prevent water run off.

Contaminated soils removed from the lot were transported to a hazardous waste landfill located in Kettleman City, California. Neither the contamination nor the DTSC remediation efforts impacted the groundwater at the site.

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***DTSC is one of six Boards and Departments within the California Environmental Protection Agency. DTSC's mission is to protect and enhance public health and the environment by regulating the management of hazardous waste and promoting its reduction.***

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"The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption. For a list of simple ways you can reduce demand and cut your energy costs, see our Web-site at [www.dtsc.ca.gov](http://www.dtsc.ca.gov)."